



REASONABLE USE EXCEPTION PL-RUE

REASONABLE USE EXCEPTIONS | [GHMC 18.08.206](#)

If the application of this chapter would preclude all reasonable use of a site, development may be permitted, consistent with the general purposes and intent of this chapter. Applications for a reasonable use permit shall be processed in accordance with the procedures established under [GHMC Title 19](#) for a Type III project permit application.

An application for a reasonable use exception shall be in writing to the department director and shall include the following information:

- Completed Master Planning Permit Application
- A description and map of the area of the site which is within a critical resource area or within the setbacks or buffers as required under this title;
- The area of the site which is regulated under the respective setbacks (minimum yards) and maximum impermeable surface and hard surface coverage of the zoning code ([GHMC Title 17](#));
- An analysis of the impact that the amount of development proposed would have on the critical area as defined under this title;
- An analysis of whether any other reasonable use with less impact on the critical area and buffer area, as required, is possible;
- A design of the project as proposed as a reasonable use so that the development will have the least practicable impact on the critical area;
- A description and analysis of the modification requested of the minimum requirements of this title to accommodate the proposed development;

This checklist is intended as a guide for applicants and is not a substitute for the applicable code sections.